



EAGLE MOUNTAIN CITY COUNCIL MEETING

September 6, 2016

Eagle Mountain City Council Chambers

1650 East Stagecoach Run, Eagle Mountain, Utah 84005

4:00 P.M. WORK SESSION – CITY COUNCIL CHAMBERS

1. CITY ADMINISTRATOR INFORMATION ITEMS – This is an opportunity for the City Administrator to provide information to the City Council. These items are for information only and do not require action by the City Council.
2. AGENDA REVIEW – The City Council will review items on the Consent Agenda and Policy Session Agenda.
3. ADJOURN TO A CLOSED EXECUTIVE SESSION – The City Council will adjourn into a Closed Executive Session for the purpose of discussing reasonably imminent litigation and the purchase, lease or exchange of real property pursuant to Section 52-4-205(1) of the Utah Code, Annotated.

7:00 P.M. POLICY SESSION – CITY COUNCIL CHAMBERS

4. CALL TO ORDER
5. PLEDGE OF ALLEGIANCE
6. INFORMATION ITEMS/UPCOMING EVENTS
7. PUBLIC COMMENTS – Time has been set aside for the public to express their ideas, concerns and comments. *(Please limit your comments to three minutes each.)*
8. CITY COUNCIL/MAYOR’S ITEMS – Time has been set aside for the City Council and Mayor to make comments.
9. APPOINTMENTS
 - A. Parks and Recreation Advisory Board – Dale Jenkins
 - B. Cemetery Advisory Board – Corbett Douglass
 - C. Military and Veterans Advisory Board – Michael Small

THE PUBLIC IS INVITED TO PARTICIPATE IN ALL CITY COUNCIL MEETINGS.

In accordance with the Americans with Disabilities Act, Eagle Mountain City will make reasonable accommodation for participation in the City Council Meetings and Work Sessions. Please call the City Recorder’s Office at least 3 working days prior to the meeting at 801-789-6610. This meeting may be held telephonically to allow a member of the City Council to participate. This agenda is subject to change with a minimum 24-hour notice.

CONSENT AGENDA

10. MINUTES
 - A. August 16, 2016 – Regular City Council Meeting
11. BOND RELEASE – Into Warranty
 - A. Skyline Ridge Phase 1C, Plat 2

SCHEDULED ITEMS

PUBLIC HEARING

12. ORDINANCE – Consideration of an Ordinance of Eagle Mountain City, Utah, Establishing a Temporary Moratorium on New Permits or Approvals for Mining Operations or Concrete or Asphalt Facilities in the Spring Run and Talon’s Cove Extractive Industries Overlay Zone.

BACKGROUND: *(Presented by Community Development Director Steve Mumford)* The proposed ordinance restricts land use requests with respect to approved uses under the Extractive Industries Overlay Zone. The temporary moratorium will be in place as the City completes a study to address the cumulative impacts of the existing and contemplated projects in the Spring Run and Talon’s Cove Extractive Industries Overlay Zone.

PUBLIC HEARING

13. MOTION – Consideration of the Sale of a Vacant Parcel of Real Property Containing Approximately 40.76 Acres, Identified as Utah County Parcel Number 58:040:0013.

BACKGROUND: *(Presented by City Attorney Jeremy Cook)* Eagle Mountain City processed an invitation for sealed bids in July, 2016 for the sale of a 40 acre parcel of property located in the Lower Hidden Valley Master Development Plan area, which is south of the Hidden Hollow elementary school. Bids must be received at the City Recorder’s Office no later than 10:00 AM on September 6, 2016. The minimum bid price for the property is \$450,000.00. Eagle Mountain City seeks to obtain fair market value for the property and reserves the right to reject any and all bids.

PUBLIC HEARING

14. ORDINANCE – Consideration of an Ordinance of Eagle Mountain City, Utah, Amending Chapter 16.35 of the Eagle Mountain Municipal Code for Development Standards for Required Public Facilities.

BACKGROUND: *(Presented by Community Development Director Steve Mumford)* The proposed amendment to the Municipal Code adds Section 16.35.140 Diagrams, to clarify the City’s standards for road rights of way.

15. MOTION – Consideration of the Eagle Mountain Benches Preliminary Plat.

BACKGROUND: *(Presented by Planning Department Staff)* The applicant is proposing a preliminary plat on 101.62 acres of land, currently zoned Agriculture. The property is located along Lake Mountain Road. The proposal consists of 16 lots that are 5 acres or larger. The project complies with the City’s Future Land Use General Plan designation of Rural Residential and a rezone is not required for the development.

16. MOTION – Consideration of the Shops at City Center Site Plan.

BACKGROUND: *(Presented by Planning Department Staff)* The proposed site plan for the Shops at City Center is located on lot 2 of the City Center Commercial Phase A, Plat 1 subdivision, which is south of Eagle Mountain Boulevard and west of Ira Hodges Scenic Parkway.

17. RESOLUTION – Consideration of a Resolution of Eagle Mountain City, Utah, Approving Eagle Mountain's Participation in the Utah County CDBG Program.

BACKGROUND: *(Presented by City Recorder Fionnuala Kofoed)* Eagle Mountain City entered into an Interlocal Cooperation Agreement with Utah County to participate in the United States Department of Housing and Urban Development (HUD) Community Development Block Grant Program (CDBG). The agreement was for 3 years with automatic, successive 3-year periods, thereafter. Federal regulations have since changed requiring new language for Civil Rights and Fair Housing. As such, HUD has required new a resolution and agreement to be approved and executed by those participating in the program.

18. BID AWARD – Consideration and Award of Bid to Ellsworth Paulson for the 2016 Well Generator Project.

BACKGROUND: *(Presented by Staff)* The proposed bid award to Ellsworth Paulsen is for the 2016 Well Generator Project for the installation of generators at Well #3 and Well #5.

19. BID AWARD – Consideration and Award of Bid to Westbrook Construction, Inc. for the 2016 City Parks Restroom Project.

BACKGROUND: *(Presented by Staff)* The proposed bid award to Westbrook Construction, Inc. is for the installation of utilities for restrooms in the Pioneer and Smith Ranch Parks. The bid award includes the installation of water, sewer, and power utilities to the restroom sites.

20. BID AWARD – Consideration and Award of Bid to CXT Incorporated for the 2016 City Park Restroom Project.

BACKGROUND: *(Presented by Staff)* The proposed bid award to CXT Incorporated is for the installation of prefabricated restroom buildings in the Pioneer, Walden and Smith Ranch Parks.

21. CITY COUNCIL/MAYOR'S BUSINESS – This time is set aside for the City Council's and Mayor's comments on City business.

22. CITY COUNCIL BOARD LIAISON REPORTS – This time is set aside for Councilmembers to report on the boards they are assigned to as liaisons to the City Council.

23. COMMUNICATION ITEMS

A. Upcoming Agenda Items

24. ADJOURNMENT

CERTIFICATE OF POSTING

The undersigned, duly appointed City Recorder, does hereby certify that the above agenda notice was posted on this **1st day of September, 2016**, on the Eagle Mountain City bulletin boards, the Eagle Mountain City website www.emcity.org, posted to the Utah State public notice website <http://www.utah.gov/pmn/index.html>, and was emailed to at least one newspaper of general circulation within the jurisdiction of the public body.

Fionnuala B. Kofoed, MMC, City Recorder